



Zex Ltd

Building Excellence, Constructing Dreams



Welcome & Introduction

Welcome to ZEX COMPANY, where we transform visions into reality with precision and expertise. For over two decades, our team of skilled professionals has been delivering exceptional construction services throughout the Greater Metropolitan Area and surrounding counties.

At ZEX COMPANY, we understand that construction is more than just building structures—it's about creating spaces where lives unfold, businesses thrive, and communities grow. Our mission is simple yet profound: to deliver construction excellence that stands the test of time while providing an unparalleled client experience.

As a locally owned and operated business, we take immense pride in our community connections and the relationships we've built with clients, subcontractors, and suppliers. Many of our first clients continue to return to us for their construction needs—a testament to our commitment to excellence and customer satisfaction.

We invite you to explore our comprehensive range of construction services and discover why so many property owners and developers choose ZEX COMPANY for their most important building projects.

Why Choose ZEX



Our Core Values

At the heart of ZEX COMPANY are three unwavering principles that guide every project we undertake:

- Quality that exceeds industry standards and client expectations
- Integrity in every interaction, estimate, and building practice
- Reliability you can count on from project inception to completion

These values aren't just words on a page—they're embedded in our company culture and demonstrated through the exceptional work we deliver daily.

What Sets Us Apart



True Partnership Approach

Unlike competitors who simply execute plans, we collaborate closely with clients, architects, and engineers to create optimal solutions that align with both vision and budget.



Versatile Expertise

From historic renovations to cutting-edge commercial facilities, our diverse capabilities allow us to tackle projects of varying complexity with the same level of expertise and attention to detail.



On-Time, On-Budget Delivery

Our sophisticated project management systems and experienced team consistently deliver projects within established timelines and financial parameters—a performance metric we achieve on 98% of our projects.



Industry Certifications

Our team holds advanced certifications in specialized construction disciplines, ensuring we remain at the forefront of industry best practices and innovative techniques.



Award-Winning Excellence

Our commitment to excellence has been recognized through numerous industry accolades, including:

- Regional Builder of the Year (2022, 2019)
- Excellence in Commercial Construction Award
- Safety Leadership Recognition - 5 consecutive years
- Green Building Innovation Certificate

Our Services Overview



ZEX COMPANY delivers comprehensive, end-to-end construction solutions designed to meet the diverse needs of our residential and commercial clients. From initial concept to project completion and beyond, our integrated service approach ensures seamless execution and exceptional results.

Our turnkey project delivery model eliminates the complexity and coordination challenges typically associated with construction projects. By serving as your single point of contact for all aspects of the building process, we provide a streamlined experience that saves you time, reduces stress, and delivers superior outcomes.



Residential Excellence

Specialized in custom homes, renovations, and additions that transform living spaces into personalized sanctuaries that reflect your lifestyle and preferences.



Commercial Expertise

Comprehensive solutions for businesses, from office buildings and retail spaces to warehouses and industrial facilities, designed to enhance functionality and productivity.



Design Integration

Collaborative design-build services that unite architectural vision with construction practicality, resulting in cohesive, cost-effective projects.



Project Management

Meticulous oversight of every project phase, ensuring quality control, timeline adherence, and budget management through sophisticated systems and experienced leadership.

Our service portfolio is constantly evolving to incorporate new technologies, building methods, and sustainable practices. This forward-thinking approach allows us to offer innovative solutions that address both current needs and future considerations, providing lasting value for our clients.

Whether you're embarking on your first construction project or managing multiple building initiatives, ZEX COMPANY has the expertise, resources, and commitment to deliver exceptional results that exceed your expectations.

Residential Construction

Your home is a reflection of your personality, lifestyle, and aspirations. At ZEX COMPANY, we specialize in creating distinctive residential spaces that perfectly align with your vision while maximizing functionality, comfort, and value. Our residential construction services encompass everything from ground-up custom homes to comprehensive renovations and strategic additions.

Each residential project begins with a thorough consultation to understand your specific needs, preferences, and budget considerations. This collaborative approach ensures that every design decision and construction element serves your unique requirements, resulting in a home that truly feels like yours.

Our Residential Services Include:

- Custom home design and construction
- Major home renovations and remodels
- Room additions and space expansions
- Luxury upgrades and high-end finishes
- Outdoor living environments
- Energy-efficient retrofits
- Historic home restoration

Portfolio Highlights



Energy-Efficient Building Techniques

We incorporate cutting-edge energy-efficient building practices into all our residential projects, including:

- Advanced insulation systems and air sealing
- High-performance windows and doors
- Energy-efficient HVAC systems
- Smart home technology integration
- Sustainable material selection
- Solar-ready design considerations

These approaches not only reduce your environmental footprint but also significantly lower utility costs and enhance indoor comfort year-round.



Commercial Construction

ZEX COMPANY delivers exceptional commercial construction services that help businesses create functional, impressive, and efficient spaces. We understand that commercial buildings must balance aesthetic appeal with practical considerations like workflow optimization, brand representation, and long-term operating costs.

Our commercial construction expertise spans a diverse range of project types, each requiring specialized knowledge and approach. We've successfully delivered projects for clients across numerous industries, developing sector-specific insights that allow us to anticipate unique requirements and challenges.

Office Buildings

- Corporate headquarters
- Multi-tenant office complexes
- Professional service spaces
- Collaborative workspaces
- Executive suites

Retail Environments

- Standalone retail stores
- Shopping centers
- Restaurant buildouts
- Franchise locations
- Experiential retail spaces

Industrial Facilities

- Manufacturing plants
- Warehouse and distribution
- Research facilities
- Data centers
- Mixed-use industrial

Commercial Code Compliance

Our team maintains comprehensive knowledge of commercial building codes and regulations at local, state, and federal levels. This expertise ensures that your project moves smoothly through the permitting process and meets all applicable requirements for:

- Fire safety and suppression systems
- ADA accessibility standards
- Occupancy classifications and requirements
- Energy code compliance
- Structural integrity and seismic provisions
- Mechanical, electrical, and plumbing systems
- Parking and site development regulations
- Environmental impact considerations

Renovation & Remodeling



Breathing new life into existing spaces requires a special blend of vision, problem-solving skills, and technical expertise. ZEX COMPANY excels in renovation and remodeling projects that transform outdated or underperforming spaces into beautiful, functional environments tailored to contemporary needs and aesthetics.

Our renovation specialists combine craftsmanship with creative solutions to address the unique challenges that often emerge during remodeling projects. From unexpected structural issues to integrating modern systems within existing frameworks, we navigate complexities with efficiency and ingenuity.

Modernizing Interiors & Exteriors

- Complete interior renovations
- Facade updates and exterior refreshes
- Space reconfiguration for improved flow
- Structural modifications and opening of floor plans
- Contemporary finishes and fixture upgrades
- Lighting design improvements

Restoration After Fire & Water Damage



Fire Damage Restoration

Comprehensive services including structural repairs, smoke damage remediation, odor elimination, and complete rebuilding of affected areas.



Water Damage Recovery

Expert water extraction, structural drying, mold prevention, and restoration of affected materials and systems.



Complete Rebuilds

When extensive damage necessitates major reconstruction, we provide end-to-end rebuilding services that incorporate modern improvements while restoring your property's character.



Kitchen & Bathroom Specialists

As the most frequently renovated spaces in both homes and commercial buildings, kitchens and bathrooms require specialized knowledge of plumbing, electrical, ventilation, and material applications. Our dedicated kitchen and bathroom remodeling teams deliver stunning transformations that combine beauty with functionality.

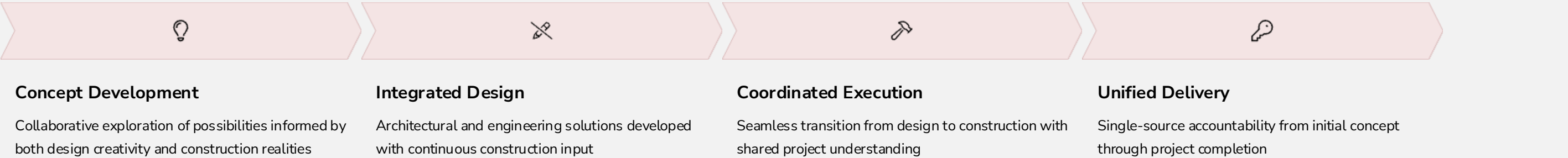
From gourmet residential kitchens to commercial restroom facilities, we manage all aspects of these complex renovations, including:

- Custom cabinetry and storage solutions
- Premium countertop installation
- Specialized lighting design
- High-efficiency fixtures and appliances
- Universal design and accessibility improvements

Design-Build Capabilities

ZEX COMPANY's integrated design-build approach combines architectural vision with construction expertise, delivering a streamlined, collaborative process that enhances project outcomes while reducing complexity for our clients. By uniting these traditionally separate disciplines under one roof, we create a seamless experience from initial concept through project completion.

The design-build methodology represents a fundamental shift from the conventional design-bid-build process. Rather than managing separate contracts and potential conflicts between designers and builders, our unified team works in concert throughout the project lifecycle, fostering innovation, efficiency, and accountability.






3D Modeling & Visualizations

Advanced technology plays a crucial role in our design-build process. We utilize sophisticated 3D modeling and visualization tools that allow clients to experience their project virtually before construction begins. These powerful resources provide:

- Photorealistic renderings of interior and exterior spaces
- Virtual walkthroughs that simulate the completed environment
- Detailed material and finish visualization options
- Lighting simulation under various conditions
- Building Information Modeling (BIM) for system coordination
- Clash detection to identify and resolve conflicts early
- Data-rich models that inform construction sequencing
- Design optimization for cost and performance

Streamlined Project Management

Our design-build approach delivers significant advantages through enhanced project management efficiency:

 Accelerated Timelines <p>Projects typically complete 20-30% faster than traditional delivery methods through overlapping design and construction phases and elimination of rebidding processes.</p>	 Cost Predictability <p>Early cost modeling, continuous estimating, and integrated value engineering reduce change orders and provide greater budget certainty throughout the project.</p>	 Enhanced Communication <p>Single point of contact simplifies client interactions, while integrated teams share information efficiently across disciplines, preventing costly miscommunications.</p>
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Pre-Construction Services



The foundation of successful construction projects is laid long before the first shovel breaks ground. ZEX COMPANY's comprehensive pre-construction services address critical planning, feasibility, and preparation requirements that maximize project success while minimizing risk and uncertainty.

Our experienced pre-construction specialists collaborate with clients, architects, engineers, and key stakeholders to develop thorough project roadmaps that address all aspects of the upcoming construction process. This proactive approach identifies opportunities and challenges early, when solutions are most cost-effective and least disruptive.

Site Evaluation & Feasibility Studies

Comprehensive assessment of potential building sites to identify opportunities and constraints that may impact project viability, including:

- Topographical analysis and geotechnical investigation
- Environmental assessment and mitigation strategies
- Utility availability and infrastructure requirements
- Zoning compliance and land use regulations
- Access considerations and traffic patterns
- Site logistics and staging evaluation

These evaluations provide critical insights that inform go/no-go decisions and establish realistic parameters for project scope, timeline, and budget development.



Project Budgeting & Planning

Detailed financial analysis and planning services that establish realistic cost expectations and optimize value, including:

- Conceptual, schematic, and detailed cost estimates
- Value engineering recommendations
- Cash flow projections and funding strategies
- Material and method alternatives analysis
- Long-term operational cost considerations
- Risk assessment and contingency planning

Construction Management

Effective construction management is the linchpin of successful project delivery. ZEX COMPANY employs sophisticated management systems and experienced project leaders to orchestrate the complex interplay of resources, timelines, and quality controls required for flawless execution.

Our construction management approach combines rigorous planning with flexible problem-solving capabilities. This balanced methodology allows us to maintain firm control over project parameters while adeptly responding to the inevitable challenges that arise during construction.

Scheduling & Subcontractor Coordination

Precise scheduling and expert coordination are essential elements of our construction management practice:

- Detailed master schedules with critical path analysis
- Three-week look-ahead planning with daily updates
- Resource-loaded scheduling to prevent bottlenecks
- Strategic subcontractor sequencing and coordination
- Just-in-time material delivery management
- Advanced scheduling software integration

Strict Budget & Timeline Controls



Financial Controls



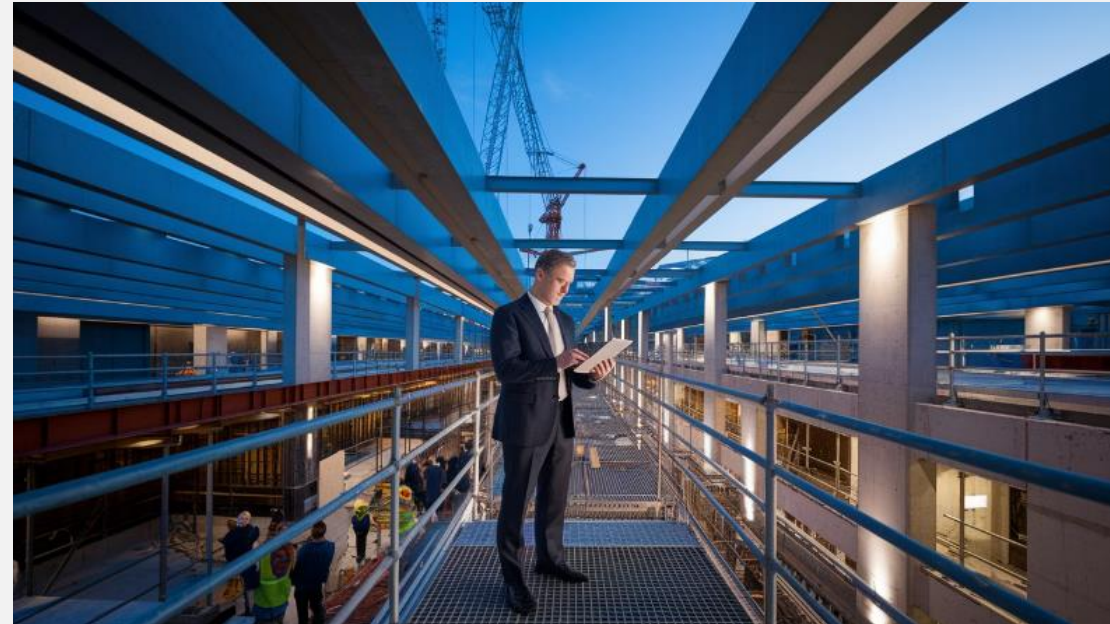
Performance Monitoring



Schedule Management



Risk Mitigation



Transparent Progress Reporting

We believe that clear, consistent communication is fundamental to client confidence and project success. Our comprehensive reporting systems deliver:

- Weekly progress updates with visual documentation
- Real-time access to project dashboards
- Detailed monthly financial reconciliations
- Quality control inspection reports
- Safety performance metrics
- Schedule adherence tracking
- Photographic progress documentation

This transparency ensures all stakeholders remain fully informed throughout the construction process, enabling timely decisions and fostering trust in our management approach.



Quality Assurance & Craftsmanship

At ZEX COMPANY, quality isn't just a goal—it's our foundation. We maintain exacting standards throughout every phase of construction, from foundation to finishing touches. Our comprehensive quality assurance program combines rigorous inspection protocols with a culture of craftsmanship that permeates every level of our organization.

We understand that true quality extends beyond mere compliance with building codes. It encompasses the precision of execution, the durability of systems, the beauty of finishes, and the overall performance of the completed structure. This holistic view of quality drives our approach to every project we undertake.

Skilled, Vetted Construction Crews

The cornerstone of quality construction is the expertise and dedication of the people performing the work. ZEX COMPANY maintains stringent selection criteria for both our direct employees and subcontractor partners:

Employee Excellence

- Rigorous technical skills assessment
- Extensive background verification
- Ongoing performance evaluation
- Regular skills enhancement training
- Certification requirements for specialized work

Subcontractor Standards

- Prequalification process with financial stability verification
- Safety record review and insurance requirements
- Previous project quality evaluation
- References and reputation assessment
- Shared quality values and commitment

Our field leadership team includes experienced superintendents and skilled foremen who provide daily oversight, mentorship, and quality control. This hands-on supervision ensures that craftsmanship standards are maintained consistently across all trades and project phases.

Partnership with Top-Tier Suppliers

Superior construction requires exceptional materials. ZEX COMPANY has developed long-standing relationships with premier suppliers who share our commitment to quality:



Material Excellence

We source materials that exceed industry standards for performance, durability, and appearance, never compromising quality for marginal cost savings.



Supply Chain Reliability

Our established supplier network ensures availability of premium materials even during industry shortages, maintaining project momentum and quality standards.



Quality Verification

Rigorous material inspection protocols confirm that all delivered products meet specifications and are free from defects before installation begins.

Safety Commitment

At ZEX COMPANY, safety is not merely a regulatory obligation—it's a core value that influences every decision and action we take. We maintain an unwavering commitment to protecting our employees, subcontractors, clients, and the public through comprehensive safety programs that exceed industry standards.

Our safety philosophy is built on the belief that all accidents are preventable through proper training, vigilant oversight, and a culture where every team member feels responsible for workplace safety. This approach has earned us recognition for safety excellence and resulted in incident rates significantly below industry averages.

OSHA Compliance & In-House Training

Regulatory compliance forms the foundation of our safety program, but our commitment extends far beyond minimum requirements:

- 100% OSHA compliance with all applicable regulations
- Dedicated Safety Director overseeing all projects
- Comprehensive new hire safety orientation
- Weekly toolbox talks on site-specific safety topics
- Monthly safety training for all field personnel
- Advanced certification for specialized operations
- Bilingual safety instruction when needed

Latest Safety Equipment



Personal Protective Equipment



Equipment Safety Features



Fall Protection Systems



Emergency Response Resources



Zero-Incident Safety Culture

Creating and maintaining a zero-incident workplace requires constant vigilance and a culture where safety is everyone's priority:

- Site-specific safety plans for each project
- Daily pre-task safety analysis meetings
- Regular safety audits and inspections
- Near-miss reporting and analysis system
- Safety incentive programs recognizing proactive measures
- Substance abuse prevention program
- Comprehensive incident investigation protocols

Our safety culture empowers all employees to stop work immediately if they observe unsafe conditions or practices, without fear of reprisal. This authority extends to every person on our job sites, regardless of position or employer.

Sustainability & Green Building



ZEX COMPANY is committed to sustainable construction practices that minimize environmental impact while maximizing long-term value and performance. We recognize that today's building choices affect generations to come, and we embrace our responsibility to implement environmentally conscious solutions across all our projects.

Our integrated approach to sustainability considers the entire lifecycle of a building—from site selection and resource-efficient construction methods to long-term operational performance and eventual material reuse or recycling. This holistic perspective allows us to deliver structures that are not only environmentally responsible but also healthier, more efficient, and more economical to operate.

LEED-Certified Project Experience

Leadership in Energy and Environmental Design (LEED) certification provides third-party validation of sustainable building practices. ZEX COMPANY has extensive experience delivering LEED-certified projects across multiple rating systems:

Our LEED Credentials:

- Multiple LEED Accredited Professionals on staff
- Experience with LEED for New Construction (NC)
- LEED for Commercial Interiors (CI) projects
- LEED for Existing Buildings (EBOM) renovations
- LEED for Homes residential certifications

Certification Achievement:

- 8 LEED Silver certified projects
- 6 LEED Gold certified projects
- 2 LEED Platinum certified projects
- Ongoing LEED registration for current developments

Beyond LEED, we also have experience with other green building standards including ENERGY STAR, Passive House, and local green building certification programs that address specific regional priorities and conditions.

Eco-Friendly Materials & Practices

Sustainable construction begins with thoughtful material selection and responsible building practices:



Responsible Sourcing

We prioritize materials with recycled content, regional sourcing, renewable resources, and third-party environmental certifications.



Water Conservation

We implement erosion control measures during construction and install water-efficient fixtures that reduce lifetime consumption.



Waste Reduction

Our construction waste management plans divert up to 75% of construction debris from landfills through strategic recycling and reuse programs.



Indoor Air Quality

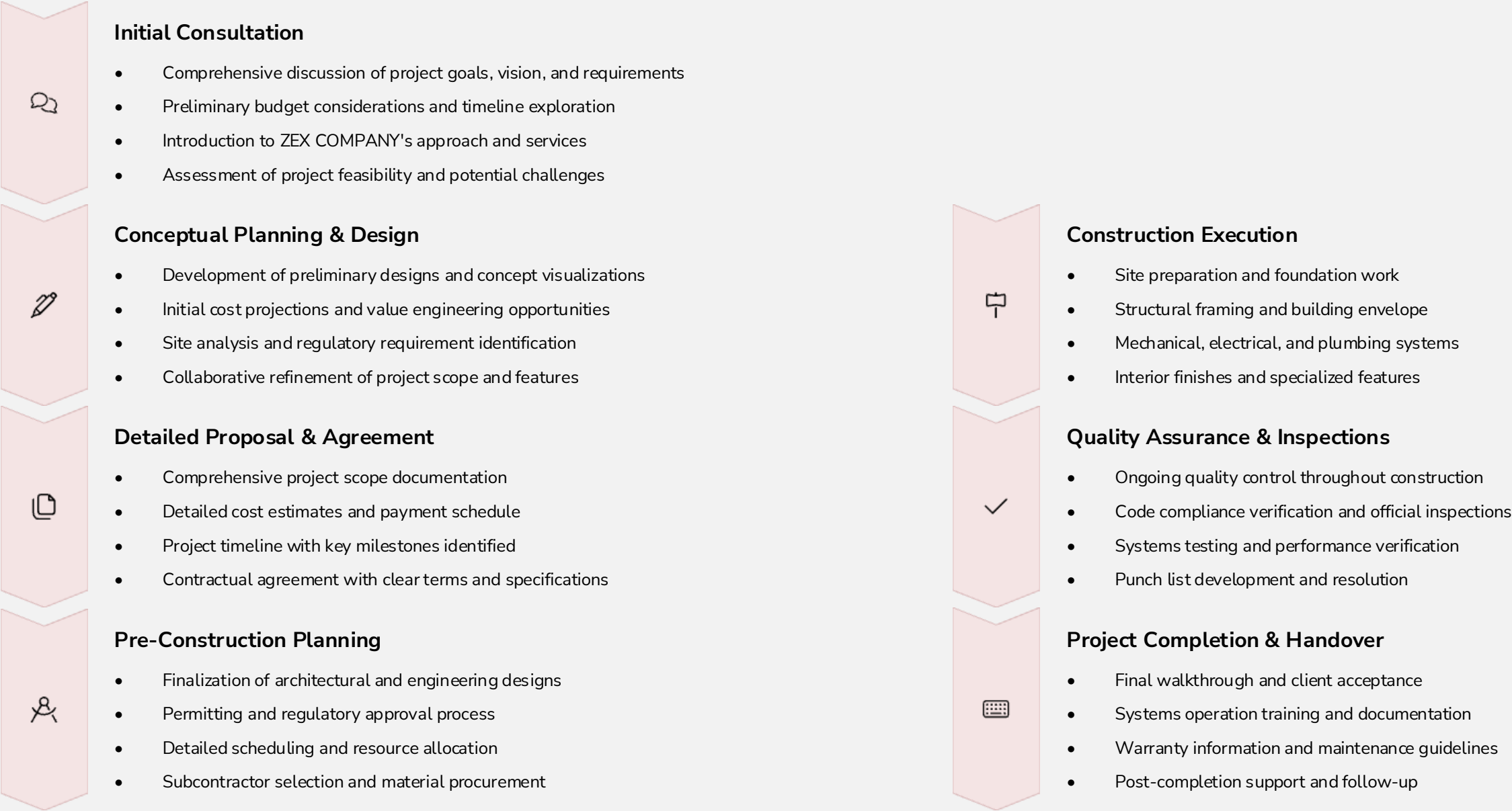
Low-VOC materials, ventilation strategies, and construction dust control measures create healthier indoor environments.

Process: From Consultation to Completion



ZEX COMPANY has developed a refined, structured process that guides projects from initial concept through successful completion. This methodical approach ensures clarity, maintains quality control, and delivers predictable outcomes while still allowing for the flexibility needed to address each project's unique requirements.

Our transparent process helps clients understand what to expect at each stage of construction, eliminating uncertainty and building confidence in our partnership. Clear communication protocols and milestone checkpoints keep all stakeholders informed and engaged throughout the journey.



How to Get Started

Beginning your construction journey with ZEX COMPANY is straightforward and designed to provide you with the information and confidence you need to move forward. We've created a simple, no-pressure process that allows you to explore the possibilities while getting to know our team and approach.

Whether you have detailed plans already in hand or just an initial concept, we're ready to meet you where you are in the planning process. Our experienced team will guide you through the next steps, providing expert advice and clear information to support your decision-making.

Free Consultation Instructions

Your relationship with ZEX COMPANY begins with a comprehensive consultation focused on understanding your vision, requirements, and expectations:

1. **Schedule Your Meeting:** Contact us through your preferred method (phone, email, or website form) to arrange a consultation at a time convenient for you.
2. **Prepare Your Ideas:** Gather any inspirational images, sketches, or examples that represent your vision. Don't worry if these aren't well-developed—they simply provide a starting point for discussion.
3. **Consider Your Requirements:** Think about key aspects such as desired timeline, budget parameters, and must-have features to help guide our initial conversations.
4. **Choose Your Format:** Select either an in-person meeting at our office, a virtual consultation via video conference, or an on-site meeting at your property or project location.
5. **Engage Without Obligation:** Our consultations are provided as a complimentary service with absolutely no commitment required. We believe in earning your business through expertise and transparency.

Direct Contact Information

We welcome your inquiries through any of these direct channels:

- **Phone:** (+966) 11-4868 375
- **Email:** info@zex-ltd.com
- **Main Office:** Saudi Arabia, Riyadh , Akaria Plaza , Gate"D" , Level 6.



Project Inquiry Form

For your convenience, our online project inquiry form provides a structured way to share your initial project information:

The information you provide is kept strictly confidential and helps us tailor our consultation to your specific needs. A member of our team will review your submission and contact you within one business day to arrange the next steps.

Thank You & Next Steps



Thank you for taking the time to explore ZEX COMPANY's comprehensive construction services. We appreciate your interest and look forward to the possibility of partnering with you to bring your construction vision to life. Whether you're planning a custom home, commercial facility, or renovation project, our team is ready to deliver the exceptional quality, transparent communication, and outstanding results that have become our hallmark.

At ZEX COMPANY, we view each project as an opportunity to create something extraordinary—a space that perfectly fulfills its purpose while exceeding expectations in both form and function. Our team is passionate about construction excellence and committed to making your building experience positive and rewarding from start to finish.

Moving Forward Together

Schedule Your Consultation

Take the first step by arranging your complimentary consultation. This no-obligation meeting allows us to understand your vision and demonstrate how our expertise can transform your ideas into reality.

Call (+966) 11 4868 375 or email info@zex-ltd.com to arrange a time that works for your schedule.

Visit Our Offices

Experience our commitment to quality firsthand by visiting our main office or one of our regional locations. Tour our design center, meet our team, and view samples of materials and finishes.

Appointments are recommended to ensure we can provide you with our full attention.

Explore Our Portfolio

Gain additional insight into our capabilities by reviewing our expanded project portfolio online. Virtual tours, detailed case studies, and client testimonials offer a deeper look at our work and approach.

Visit www.zexcompany.com/portfolio to browse our project gallery.

Connect With Us

Stay informed about ZEX COMPANY's latest projects, industry insights, and building innovations by connecting with us through our digital channels:



Website

www.zex-ltd.com - Featuring our comprehensive portfolio, service details, and valuable resources for property owners and developers.

Our Commitment to You

As you consider your construction project, remember that ZEX COMPANY offers more than just building services—we provide a trusted partnership throughout your journey. Our commitment extends beyond project completion to ensure your continued satisfaction with the spaces we create together.

We're dedicated to transforming your construction aspirations into exceptional built environments that stand the test of time. When you're ready to move forward, we're here to make building excellence your reality.

"Building Excellence, Constructing Dreams" isn't just our tagline—it's the promise we deliver on every day for every client.